

THIS SPACE RES

2007-003699  
Klamath County, Oregon



03/05/2007 03:44:35 PM

Fee: \$21.00

MT78348-DS

After recording return to:  
Brian C. Hackman  
4909 Darwin Place  
Klamath Falls, OR 97603

Until a change is requested all  
tax statements shall be sent to  
The following address:

Brian C. Hackman  
4909 Darwin Place  
Klamath Falls, OR 97603

Escrow No. MT78348-DS  
Title No. 0078348

SWD

**STATUTORY WARRANTY DEED**

**Richard D. Pierce and Deborah L. Pierce, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Brian C. Hackman**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 6 in Block 4 of TRACT NO. 1078 SECOND ADDITION TO KELENE GARDENS, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$159,900.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

Dated this 26<sup>th</sup> day of February, 2007

Richard D. Pierce  
Richard D. Pierce

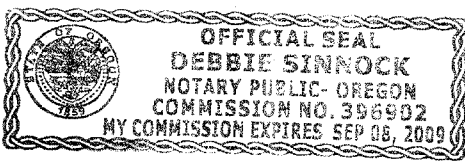
Deborah L. Pierce  
Deborah L. Pierce

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 2-26-, 2007 by Richard D. Pierce and Deborah L. Pierce.

Debbie Sinnock  
(Notary Public for Oregon)

My commission expires 9-8-09



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